

I, the undersigned authority do hereby certify that this Notice of Meeting was posted on the City of Fort Worth official website and official bulletin board, places convenient and readily accessible to the general public at all times and said Notice was posted on the following date and time **Friday, January 08, 2016 at 3:00 p.m.** and remained so posted continuously for at least 72 hours preceding the scheduled time of said meeting.

*Mary J. Rayson*

City Secretary for the City of Fort Worth, Texas



**AGENDA  
BUILDING STANDARDS COMMISSION  
FOR THE PRE-MEETING AT 9:00 A.M., ON MONDAY JANUARY 25, 2016  
PRE-COUNCIL CHAMBER, CITY HALL  
1000 THROCKMORTON STREET, FORT WORTH, TEXAS 76102**

- I. Call to Order**
- II. Review of previous months minutes**
  - a. Discussion or questions pertaining to the December 7, 2015 meeting
  - b. Changes submitted by Commissioners
- III. Discussions or questions concerning cases on current agenda of the Building Standards Commission**
  - a. Any questions by Commissioners to clarify issues with cases
- IV. Request for future agenda items**
  - a. Any requests by Commissioners
- V. Adjournment**

**AGENDA  
BUILDING STANDARDS COMMISSION  
FOR THE MEETING AT 9:30 A.M., ON MONDAY, JANUARY 25, 2016  
COUNCIL CHAMBER, CITY HALL  
1000 THROCKMORTON STREET, FORT WORTH, TEXAS 76102**

**I. CALL TO ORDER**

Melissa Konur (District 1)  
Ronald Shearer (District 2)  
Gerald Curtis (District 3)  
J. Cecil Driskell (District 4)  
James Russell (District 5)

Kenneth Williams (District 6)  
Michael Ward (District 7)  
Monnie Gilliam (District 8)  
Bernd Scheffler (District 9)

- II. PLEDGE OF ALLEGIANCE**
- III. CONSIDERATION OF THE BUILDING STANDARDS COMMISSION MINUTES FROM DECEMBER 7, 2015**
- IV. PRESENTATION OF EVIDENTIARY PACKET FOR CASES ON THE CURRENT AGENDA**
- V. SWEAR IN THOSE WHO PLAN TO GIVE TESTIMONY**
- VI. CASES TO BE WITHDRAWN FROM TODAY'S AGENDA**
- VII. THE COMMISSION WILL BREAK FOR A WORK SESSION AT APPROXIMATELY 12:00 P.M.**
- VIII. RECONSIDERATION**
  - a. **HS-16-13** 1009 Duff Court (Primary Structure) aka GRANDE VISTA HEIGHTS ADDITION, Lot 11A, Block B. Owner: Edwards Investment Enterprise LLC. Attn: Lisa L. Edwards. Lienholder(s): None.

**IX. NEW CASES-RESIDENTIAL**

- a. **HS-16-20** 5504 Lester Granger Street (Primary and Accessory Structures) aka Lot TWO (2) in Block TWENTY NINE (29) of ROSEDALE PARK NO. 2. Owner(s): Frank and Viola Law Estates and Unknown Heirs. Lienholder(s): None.
- b. **HS-16-46** 5921 Bonnell Avenue (Accessory Structure Only) aka Lots 11 and 12, Block 322, Chamberlin Arlington Heights, Second Filing. Owner: Margaret Lynch aka Margaret Lynch Green Estate c/o Regina Nachael Howell Foster. Lienholder(s): None.
- c. **HS-16-47** 1712 Liberty Street (Primary Structure) aka Lots 4, Block 3, Stalcup 2<sup>nd</sup> Filing Addition. Owner: Robert Bradford Jr. Lienholder(s): None.
- d. **HS-16-48** 5116 Redbud Lane (Primary Structure) aka LOT 6F, OF A REVISION OF BLOCK SIX (6), RIVERCREST ADDITION. Owner: Brandi Slaughter Elliot. Lienholder(s): None.
- e. **HS-16-49** 3819 East Berry Street (Primary and Accessory Structures) aka The West 50 feet of the East 100 feet of Lot 4, Block 38, ENGLEWOOD HEIGHTS ADDITION. Owner: Jesus Escatel. Lienholder(s): None.
- f. **HS-16-50** 1105 East Pulaski Street (Primary Structure) aka Lot No. Forty-seven in Block No. Five (5), McConnell Addition. Owner: Bernetha E. Grice. Lienholder: CITIBANK (South Dakota) c/o Moss Law Firm fka Adkins, Allen.
- g. **HS-16-51** 3125 Campbell Street (Primary and Accessory Structures) aka Lot 2-A, COLLINS SUBDIVISION of the South ½ of Lot 2, Block 34, ENGLEWOOD HEIGHTS ADDITION, THIRD FILING. Owner: David C. Nemons. Lienholder(s): None.
- h. **HS-16-52** 1416 East Terrell Avenue (Primary Structure) aka Lot 4, Block 3, out of the Vickery Addition. Owner: Fermin Luna. Lienholder: Michael Farah.
- i. **HS-16-53** 3713 Stalcup Road (Primary and Accessory Structures) aka Lot 28, Block 2, ASTORIA ADDITION. Owner(s): Haywood and Lessie Wingham Estates c/o James Douglas Wingham. Lienholder(s): None.
- j. **HS-16-54** 719 South Ayers Avenue (Primary and (2) Accessory Structures) aka Lot 13, Block 1, Fishburn Place Addition. Owner(s): R.W. And Marie Quain Estates c/o Caroyln Quain Strait and Rickey Quain. Lienholder(s): None.
- k. **HS-16-55** 2409 Village Creek Road (Primary and (2) Accessory Structures) aka Lot 22, Block 1 Parkview Addition. Owner(s): Claudie Moss Sr. and Eva Marie Moten-Moss Estates. Lienholder(s): None.
- l. **HS-16-57** 2602 Walker Street (Primary Structure) aka LOT 11 IN BLOCK 2 OF PARK VIEW. Owner(s): Jose Luis Alanis and Maria Del Rosario Olazaba aka Maria Del Rosario Olazaba Alanis. Lienholder(s): None.
- m. **HS-16-58** 2901 Avenue L (Primary Structure) aka Lot No. 7, Block No. 94, Polytechnic Heights. Owner: Filemon Ramirez. Lienholder(s): State of Texas-Comptroller of Public Accounts, Internal Revenue Services, and the Department of Justice-Tax Division.
- n. **HS-16-59** 301 North Chandler Drive (Primary Structure) aka Lot 12, Block 3, BLANDFORD ADDITION. Owner: Joan Mooney. Lienholder(s): None.
- o. **HS-16-60** 101 West Mason Street (Primary Structure) aka LOT NUMBER TEN (10) IN BLOCK NUMBER SIXTEEN (16) OF J.S. SMITH ADDITION. Owner(s): Reuben and Rosa Hernandez. Lienholder(s): None.
- p. **HS-16-61** 5448 Conroy Street (Primary Structure) aka Lot 13, Block 18, VIEW PARK ADDITION. Owner(s): Chester and Della Miller Estates. Lienholder(s): None.
- q. **HS-16-62** 6601 South Creek Drive (Primary Structure) aka Lot 1, Block 1, South Creek Addition. Owner: Carl E. Taylor aka Carl Edward Taylor. Lienholder(s): Christiana Trust as Trustee of ARLP Trust 3 c/o Altisource Asset Management Corp., and Bank of America NA.

- r. **HS-16-68** 958 East Allen Avenue (Primary Structure) aka Lot 591, in Block 23, of HYDE PARK. Owner: Jimmy R. Walker aka Jimmy Ray Walker. Lienholder: 2D Partnership.
- s. **HS-16-69** 1326 Stewart Street (Primary and Accessory Structures) aka LOT 13 and the North 7 feet of LOT 12, BLOCK 1, GREENWOOD'S SUBDIVISION OF BLOCK 10, EVANS SOUTH ADDITION. Owner: Doris B. Williams. Lienholder(s): None.

#### **X. NEW CASE – MULTI-FAMILY**

- a. **HS-16-63** 2800 Las Vegas Trail (Mira Monte Apartments) (10 Buildings and 1 Shop) aka Lot 1, Block 70, of Western Hills Addition, Section Seven. Owner: Mira Monte Apartments, LLC., Attn: Matthew John Baker, Manager and Director. Lienholder(s): James Cagle, Tom Gwinn, Tax Ease Funding, Signature Landscaping, LTD., Seahorse Pools & Spas, Brent Zieman individually and DBA Tarrant Restoration c/o Timothy G. Pletta, Attorney, and Joseph Hurd.

#### **XI. ADMINISTRATIVE CIVIL PENALTY-RESIDENTIAL**

- a. **ACP-16-64** 9836 Goodnight Circle aka LOT 2, BLOCK 25, LAKE WORTH LEASES SURVEY. Owner: Jacqueline A. Hines aka Alice Hines aka Alice L. Hines Estate c/o Bradford Alan Hines and Thomas Stewart Hines. Lienholder: OmniAmerican Bank.
- b. **ACP-16-65** 1465 Avenue E aka The East ½ of LOT 8, and all of LOTS 9 and 10 BLOCK 2, LAKEVIEW ADDITION. Owner(s): R.L. English and Katherine English. Lienholder: Bank of America, NA.
- c. **ACP-16-66** 1467 Avenue E aka The East ½ of LOT 8, and all of LOTS 9 and 10 BLOCK 2, LAKEVIEW ADDITION. Owner(s): R.L. English and Katherine English. Lienholder: Bank of America, NA.
- d. **ACP-16-67** 4121 Crestview Drive aka Crestview Addition-Fort Worth, Block 1, Lot 3. Owner(s): Brian Papke and Brian Thomas Papke and Connie Papke. Lienholder: Compass Bank.

#### **XII. AMENDMENTS-RESIDENTIAL**

- a. **HS-15-167** 4240 Ramey Avenue (Primary and Accessory Structures) aka Lot 11, Block 1, B. JACKSON ADDITION (SAVE AND EXCEPT the North five feet of said Lot as conveyed to the City of Fort Worth, recorded in Vol. 4451, Page 800, Deed Records, Tarrant County, Texas. Owner(s): Clarence McKelvey Estate and Rosie Marie McKelvey Estate c/o Bruce McKelvey and Unknown Heirs. Lienholder(s): None.
- b. **HS-15-174** 3109 Avenue K (Primary and Accessory Structures) aka The East 47' of Lot 11, Block 83, POLYTECHNIC HEIGHTS ADDITION. Owner(s): Billy L. Myles and Mary Beatrice McClendon Myles Estates. Lienholder(s): None.
- c. **HS-16-03** 924 East Dashwood Street (Primary and Accessory Structures) aka KRAUSE, A SUBDIVISION Block: 4, Lot; 5C. Owner(s): Arthur Allen Estate c/o Dorothy Hays and Unknown Heirs and Arthur Allen Estate and Ludie Mae Ellen Estate c/o Vannie B. Ross and Unknown Heirs. Lienholder(s): None.
- d. **HS-16-11** 4425 Freshfield Road (Primary Structure) aka Being a part of Lot 11, in Block 3, of Homeacres Addition and described by metes and bounds in the deed aka Lot 11C, Block 3, Home Acres Addition. Owner: Joe Ann Owens. Lienholder: Wayne Evans, Trustee.

#### **XIII. AMENDMENT-COMMERCIAL**

- a. **HS-15-149** 504 NW 25<sup>th</sup> Street (5 Structures) aka Lots 1 and 2, Block 25, M.G. ELLIS ADDITION. Owner: 25<sup>th</sup> and Ross Manifest Abundance LLC, Attn: Robert Petzold. Lienholder(s): Glenn Alegre and Cynthia Alegre.

#### **XIV. AMENDMENT-ADMINISTRATIVE CIVIL PENALTY**

- a. **ACP-15-173** 5613 David Strickland Road aka Block 6, Lot E 1/2 2 of the Sun Valley Addition. Owner: Dennis Pratt Estate c/o Jamie Keith Pratt, Toby Allen Pratt, and Dennis Bradley Pratt. Lienholder(s): None.

#### **XV. EXECUTIVE SESSION**

The Building Standards Commission will conduct a closed meeting, as necessary, to seek the advice of its attorneys concerning pending or contemplated litigation or other matters that are exempt from public disclosure under Article X, Section 9 of the Texas State Bar Rules, and as authorized by Section 551.071 of the Texas Government Code, which are related to any case appearing on this agenda.

#### **XVI. ADJOURNMENT**

Fort Worth City Hall and the City Council Chambers are wheelchair accessible as well as hearing impaired assistive. Access to the building and special parking are available at the south end of the building off of Texas Street. Persons with disabilities who plan to attend this meeting and who may need auxiliary aids or services such as interpreters for person who are deaf or hearing impaired, readers, or large print are requested to contact the Code Compliance Department at 817-392-6567, FAX 817-392-2249 or call the Executive Secretary (817) 392-6391 at least two (2) working days prior to the meeting so that appropriate arrangements can be made.

Es accesible con silla de ruedas. Se solicita a las personas con discapacidades que planean asistir a esta reunión y que necesitan acomodaciones, ayudas auxiliares o servicios tales como intérpretes, lectores o impresiones con letra grande, que se comuniquen con el Coordinador de la Asociación Americana de Discapacitados (ADA) de la Ciudad llamando al teléfono (817) 392-6567 o por correo electrónico a [ADA@FortWorthTexas.gov](mailto:ADA@FortWorthTexas.gov) por lo menos 48 horas antes de la reunión, de modo que puedan hacerse los arreglos adecuados. Si la Municipalidad no recibe una notificación por lo menos 48 horas antes de la reunión, ésta hará un intento razonable para proporcionar las acomodaciones necesarias.